

BANK OWNED

10002 Bavaria Road – in the Airport Woods Commerce Center
Fort Myers, FL 33913

13,200 SF masonry and metal
Multi-tenant industrial
building
Constructed in 2005
Water & Sewer
16' eave height



Truckwell
6 12' x 14' overhead doors



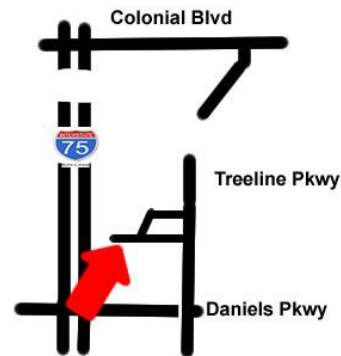
100% occupied - National Tenants

11,000 SF distribution tenant
2,544 SF of office area
4 baths



2,200 SF medical equipment tenant
550 SF of office area
2 baths

STRAP # 15-45-25-01-0000D.0010
Nov. 2010 Taxes \$5,750
IPD (light industrial) zoning



\$699,000 15.48% CAP
on existing income

The Miller Alliance, RE/MAX Realty Group
7910 Summerlin Lakes Dr. Fort Myers, Florida 33907

(239)689.4900

Complete details available at
WWW.MILLERALLIANCE.COM

FOR SALE